



HUNTERS[®]

HERE TO GET *you* THERE



HUNTERS[®]

Esplanade, Scarborough

£230,000

HUNTERS[®]
HERE TO GET *you* THERE

Welcome to this charming property located on Esplanade in the picturesque town of Scarborough. This delightful flat boasts a spacious layout with one reception room, ideal for entertaining guests or simply relaxing after a long day.

As you step inside, you'll be greeted by a large kitchen and dining room, perfect for whipping up delicious meals and enjoying them with loved ones. The property features two cosy bedrooms, providing ample space for a small family, guests, or even a home office. With two shower rooms, convenience is key in this lovely flat.

The Esplanade in Scarborough is a picturesque and prestigious stretch overlooking the South Bay, known for its elegant Victorian architecture and breathtaking sea views. Lined with grand period homes, boutique hotels, and well-kept gardens, it offers a tranquil atmosphere perfect for a leisurely stroll. The elevated position provides sweeping vistas of the coastline, with easy access to the beach via nearby paths or cliff lifts. Popular with both locals and tourists, the Esplanade is a serene retreat, just a short distance from Scarborough's vibrant town centre, combining scenic beauty with convenient access to cultural attractions, shops, and dining. Don't miss out on the opportunity to make this wonderful flat your new home. Book a viewing today and start envisioning the possibilities!

33 Huntriss Row, Scarborough, YO11 2ED | 01723 336760
scarborough@hunters.com | www.hunters.com



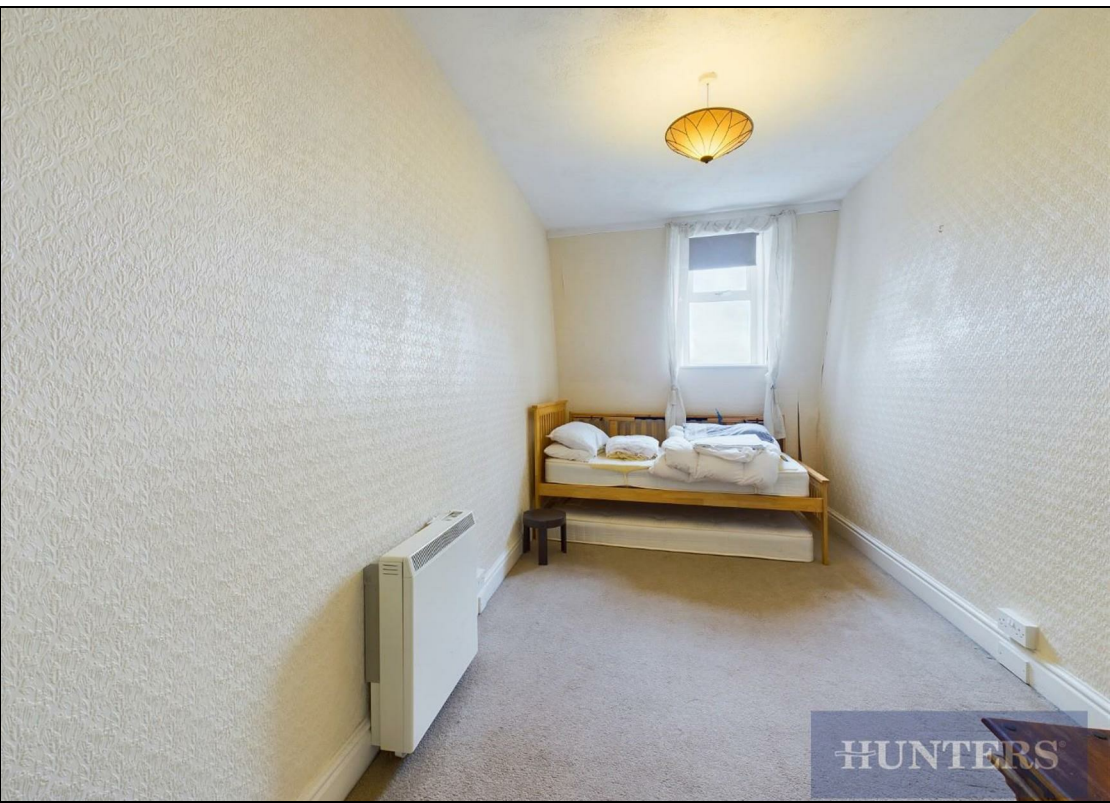
KEY FEATURES

- Large Kitchen & Dining Room
 - Two Bedrooms
- One Reception Room
- Two Shower Rooms
- South Side Location
- Council Tax Band: C





HUNTERS



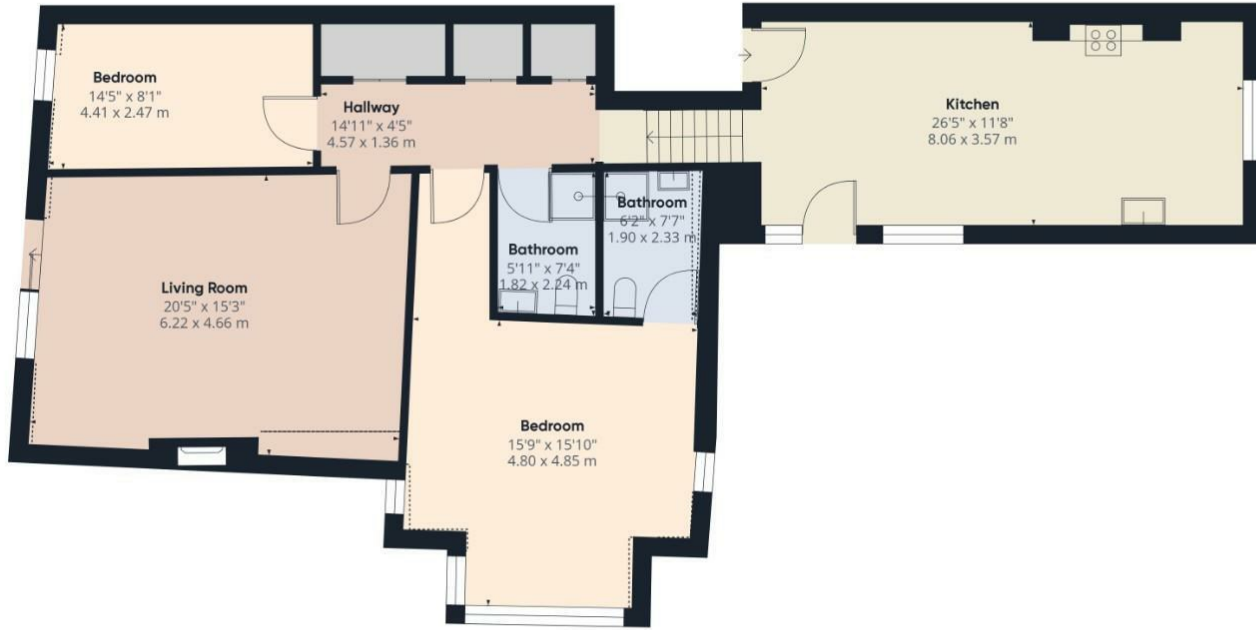
HUNTERS



HUNTERS



HUNTERS



Approximate total area⁽¹⁾

1216 ft²
112.97 m²

Reduced headroom

17.33 ft²
1.61 m²

(1) Excluding balconies and terraces

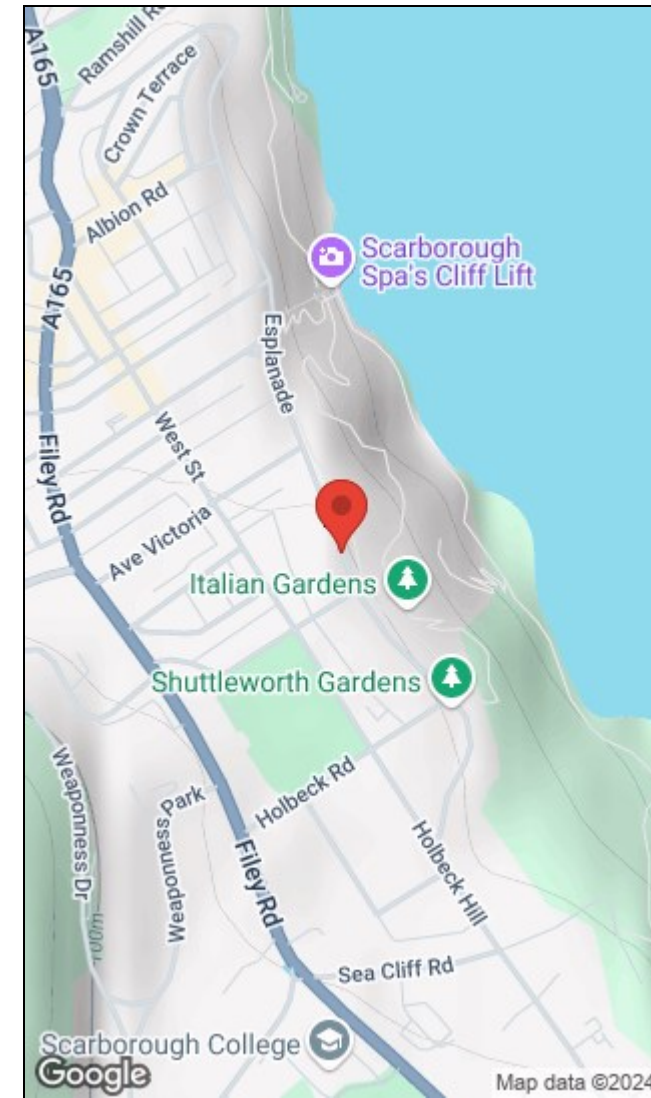
Reduced headroom

..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE 360



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
35	56
EU Directive 2002/91/EC	
England & Wales	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
EU Directive 2002/91/EC	
England & Wales	

33 Huntriss Row, Scarborough, YO11 2ED | 01723 336760
scarborough@hunters.com | www.hunters.com



This Hunters business is independently owned and operated by Coast and Country Scarborough Ltd | Registered Address: C/O Dutton Moore Aldgate House 1-4 Market Place Hull HU1 1RS | Registered Number: 5974243 England and Wales | VAT No: 894 7004 00 with the written consent of Hunters Franchising Limited.